

EXHIBIT 13

Deed Record For SUFFOLK County

Buyer Information

Original Name: 40 HEDGES REALTY INC(COMPANY/CORPORATION)

Standardized Name: 40 HEDGES REALTY INCORPORATED

Original Address: 1540 BROADWAY 30TH FLR

NEW YORK, NY 10036

Standardized Address: 1540 BROADWAY FL 30

NEW YORK, NY 10036-4039

NEW YORK COUNTY

Care Of Information

Original Name: DEREK FERGUSON BAD BOY ENTERTAINMENT

Standardized Name: DEREK FERGUSON BAD BOY ENTERTAINMENT

DEREK FERGUSON BAD BOY ENTERTAINMENT

Original Address: 1540 BROADWAY 30TH FLR

NEW YORK, NY 10036

Standardized Address: 813 PARK AVE

NEW YORK, NY 10021-3207

NEW YORK COUNTY

Seller Information

Original Name: COMBS, SEAN

Standardized Name: COMBS, SEAN

Original Address:: 813 PARK AVE

NEW YORK, NY 10022

Standardized Address: 813 PARK AVE

NEW YORK, NY 10021-3207

Sean_Combs

Deed Record For SUFFOLK County

NEW YORK COUNTY

Property Information

Original Property Address: 40 HEDGES BANK DR
EAST HAMPTON, NY 11937

Standardized Property Address: 40 HEDGES BANKS DR
EAST HAMPTON, NY 11937-3505
SUFFOLK COUNTY

Data Source: B

Legal Information

Assessor's Parcel Number: 0300-035.00-02.00-006.000

Recording Date: 08/23/2001

Contract Date: 08/03/2001

Deed Type: BARGAIN AND SALE DEED

Book/Page: 12137/476

Legal Description: LOT NUMBER: 54; SUBDIVISION: MAP LAND FALL SECTION 2 RECORDER'S MAP;
CITY/MUNI/TWNSP: EAST HAMPTON;

Important: The Public Records and commercially available data sources used on reports have errors. Data is sometimes entered poorly, processed incorrectly and is generally not free from defect. This system should not be relied upon as definitively accurate. Before relying on any data this system supplies, it should be independently verified. For Secretary of State documents, the following data is for information purposes only and is not an official record. Certified copies may be obtained from that individual state's Department of State.

Your DPPA Permissible Use: Litigation

Your Secondary DPPA Permissible Use: None

Sean_Combs

Your GLBA Permissible Use: I have no permissible use
Copyright © 2025 LexisNexis, a division of Reed Elsevier Inc. All rights reserved.

End of Document